



±54,479 SF Available for lease

535 OAKMEAD PARKWAY, SUNNYVALE

PROPERTY HIGHLIGHTS



54,479 SF Stand-alone, single story office/R&D facility



Prime Sunnyvale Location



2,000 Amp, 3 Phase Power



2 dock high loadings door 1 grade level loading door



Ample onsite parking



Covered outdoor patio area



18 ft Ceiling Height



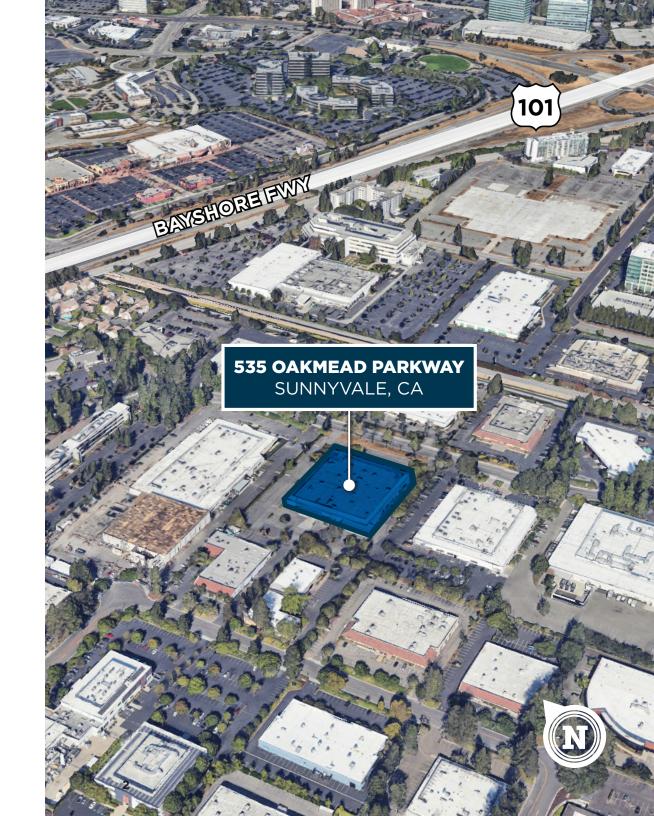
New Roof and HVAC renovations underway



Tenant Improvements Available

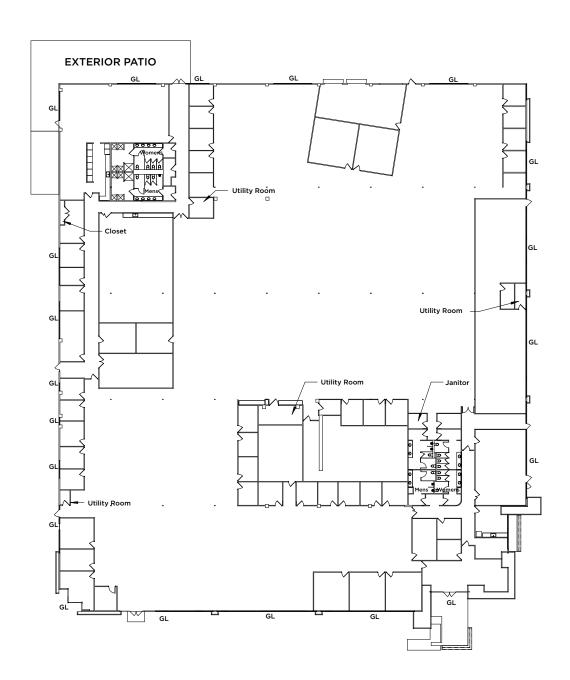


Call for pricing



FLOOR PLAN

±54,479 SF









AMENITY MAP

BANKS

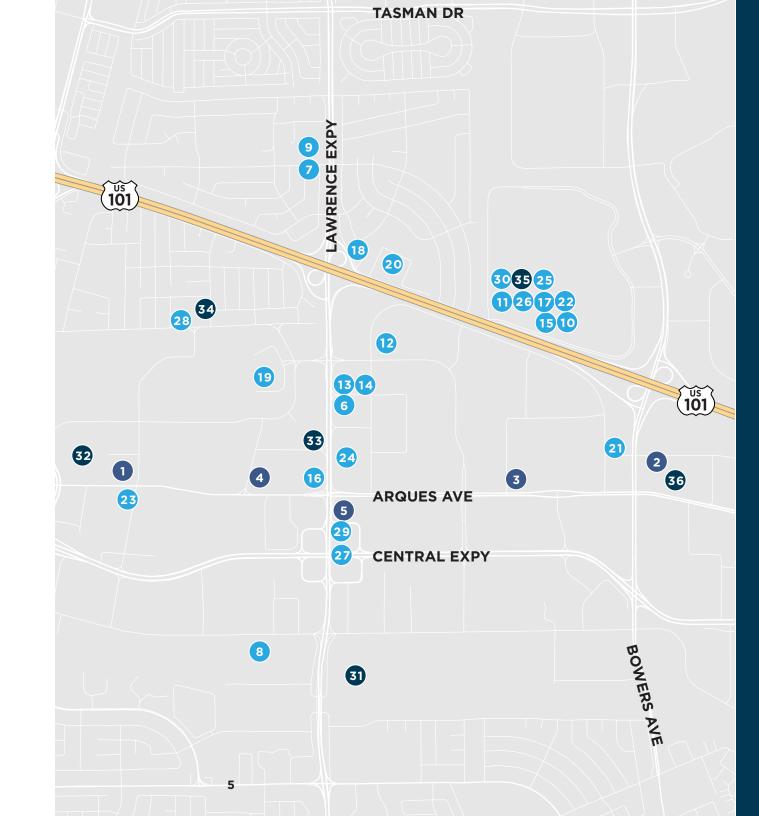
- 1. Bank of America Financial Center
- 2. Chase Bank
- 3. Simplicity Bank
- 4. US Bank Branch
- 5. Wells Fargo Bank

RESTAURANTS

- 6. Bagel Place Cafe
- 7. Calcutta Chaat & Chinese
- 8. Chun Yang Tea
- 9. Giovanni's New York Pizzeria
- 10. In-&-Out Burger
- 11. krispy Kreme
- 12. Laughing Monk
- 13. McDonald's
- 14. Merit Vegan
- 15. Panda Express
- 16. Panera Break
- 17. Paris Baguette
- 18. Pho Nam
- 19. Redwood Place Cafe & Market
- 20. Sifu Wong Kitchen
- 21. Sizzler
- 22. SmokeEaters
- 23. Sri Ananda Bhavan
- 24. St John's Bar & Grill
- 25. Starbucks
- 26. Subway Sandwiches
- 27. Swathi Tiffins
- 28. Tia Juana Grill
- 29. Urban Grill Indian Cuisine
- 30. Wal-Mart

SHOPPING

- 31. Costco Wholesale
- 32. Lowe's Home Improvement
- 33. Sports Basement
- 34. Taj Mahal Fresh Market
- 35. TJ Maxx
- 36. Whole Foods Market





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